

April 27, 2010

**Preliminary Plat:** Frisco Lakes by Del Webb, Village 11 (PP10-0002)  
**Owner(s):** Pulte Homes of Texas, L.P.

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**DESCRIPTION:**

73 Patio Home-55 lots and four common area lots on 17.3± acres on the east side of Frisco Lakes Drive, 1,750± feet south of Stonebrook Parkway. Zoned Planned Development-185-Single Family-5/Patio Home/Two-Family. Neighborhood #43. SM

**REMARKS:**

<b>Access:</b>	Access is provided from Frisco Lakes Drive.
<b>Street Stubs:</b>	Street stubs are not necessary as the property is surrounded by a golf course.
<b>Screening:</b>	Thoroughfare screening is not required.
<b>Tree Preservation:</b>	There are no protected trees on site.
<b>Landscape Plan:</b>	A Landscape Plan shall be reviewed with the submission of Construction Plans. Street trees will be provided as required by the Planned Development.
<b>Open Space:</b>	Open space is not provided in this Phase; however, the required open space is provided within the overall development.
<b>Additional Information:</b>	The preliminary plat complies with Planned Development-185 standards.

**RECOMMENDATION:**

1. Staff approval of landscape plans.
2. Approval and recordation of a Final Plat prior to Final Acceptance.
3. Additions and/or alterations resulting from Engineering Services' review of construction plans.